



Westow Hill , SE19
£250,000

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In general

- Two bedrooms
- No onward chain
- Light and bright
- Top floor
- Central location

In detail

A two bedroom top floor period conversion central located within the Crystal Palace Triangle and available for sale with no onward chain.

This light and bright property is perfectly positioned for immediate access to all of the shopping and leisure offerings at the centre of town, and could be a perfect opportunity for a first time or investor buyer alike. The accommodation comprises of a sociable open-plan kitchen and living space, fitted hallway storage, a four piece bathroom with a separate shower, and two bedrooms. An internal staircase with a sky light adds to a sense of space.

Westow Hill is primarily served by both Gipsy Hill and Crystal Palace rail links, and is moments from 200 acres of parkland.

EPC: C | Council Tax Band B | Lease: 118 years remaining | SC: TBC | GR: Peppercorn | BI: TBC



Floorplan

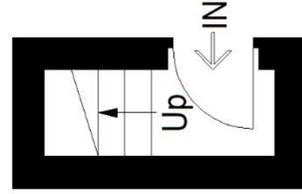
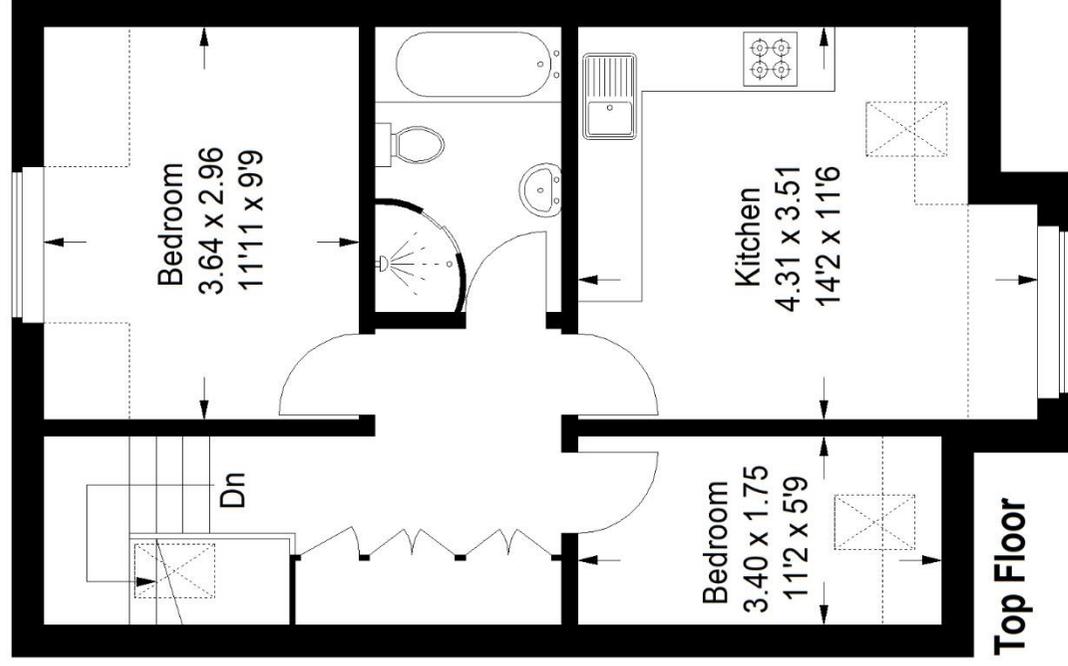
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Approximate Gross Internal Area

Second Floor = 1.9 sq m / 20 sq ft

Top Floor = 48.8 sq m / 525 sq ft

Total = 50.7 sq m / 545 sq ft



Second Floor

Top Floor

 = Reduced headroom below 1.5 m / 5'0"

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These plans are for representation purposes only as defined by RICS - Code of Measuring Practice. Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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